

**EDUCATION REVIEW COMMITTEE**  
**REAL ESTATE COMMISSION**  
Professional and Vocational Licensing Division  
Department of Commerce and Consumer Affairs  
State of Hawaii

MINUTES OF MEETING

The agenda for this meeting was filed with the Lieutenant Governor's Office as required by Section 92-7(b), Hawaii Revised Statutes.

Date: Wednesday, November 15, 2000

Time: 10:00 a.m.

Place: Kapuaiwa Room  
HRH Princess Victoria Kamamalu Building  
1010 Richards Street, Second Floor  
Honolulu, Hawaii

Present: Charles Aki, Chair  
Patricia Choi, Vice Chair  
Casey Choi, Member  
Michael Ching, Member  
Mitchell Imanaka, Member  
John Ohama, Member  
Iris Okawa, Member  
Peter Rice, Member  
  
Calvin Kimura, Supervising Executive Officer  
Pamela T. Garrison, Senior Real Estate Specialist  
Russell Wong, Real Estate Specialist  
Cynthia Yee, Senior Condominium Specialist  
Gina Watumull, Condominium Specialist  
Lorene Arata, Condominium Specialist  
Shari Wong, Deputy Attorney General  
Norman DuPont, HCAAO  
Karyn Takahashi, Recording Secretary

Excused: Alfredo Evangelista, Member

Call to Order: Chair Aki called the meeting to order at 10:00 a.m., at which time quorum was established.

ERC Chair Report: Chair Aki stated that Commissioner Evangelista was excused from attending today's meeting.

Chair Aki stated that this will be Senior Specialist Garrison's last meeting and wished her good luck in her new endeavors.

Senior Specialist Garrison thanked everyone and stated that she hopes to see everyone in the future and plans to drop in occasionally.

Real Estate  
Specialist's Report:

**Announcements, Introduction, Correspondence, and Additional Distribution**

The following were distributed to the Commissioners as additional distribution:

4. Continuing Education Administration, Curriculum, Courses, Providers, and Instructors
  - b. Applications – 2001-2002 Continuing Education Providers and Courses Ratification List
5. Prelicensing Education Administration, Curriculum, Schools, Instructors, and Equivalency
  - b. Applications – 2001-2002 Prelicensing Education Schools and Instructors Ratification List

**Minutes of Meetings**

Upon a motion by Commissioner Ching, seconded by Commissioner Ohama, it was voted on and unanimously carried to accept the minutes of the October 11, 2000 Education Review Committee meeting.

Continuing Education: Applications

**2001 - 2002 Continuing Education Providers and Courses Ratification List**

Upon a motion by Commissioner P. Choi, seconded by Commissioner Imanaka, it was voted on and unanimously carried to recommend approval of the following reregistrations/recertifications:

<u>Registration/Certification</u>	<u>Effective Date</u>
<b>Provider(s)</b>	
Abe Lee Seminars (Administrator: Abe Lee)	January 1, 2001
Eddie Flores Real Estate Continuing Education (Administrator: Eddie Flores, Jr.)	January 1, 2001
Lynn W. Carlson (Administrator: Lynn W. Carlson)	January 1, 2001
Duplanty School of Real Estate (Administrator: Gretchen Duplanty)	January 1, 2001
<b>Course(s)</b>	
"Commercial Real Estate Sales and Leasing" (Owner/Author: Gino L. Gabrio, Esq.)	January 1, 2001
"How to List & Sell Business Opportunities" (Owner/Author: Eddie Flores, Jr.)	January 1, 2001
"Avoid Litigation – How to Detect Red Flags" (Owner/Author: Eddie Flores, Jr.)	January 1, 2001
"Pitfalls in DROA & Addenda" (Owner/Author: Eddie Flores, Jr.)	January 1, 2001

"Comprehensive 1031 Exchange" (Owner/Author: Eddie Flores, Jr.)	January 1, 2001
"Foreclosure & the Role of the Commissioner" (Owner/Author: Eddie Flores, Jr.)	January 1, 2001
"Pitfalls in Managing Residential Properties" (Owner/Author: Eddie Flores, Jr.)	January 1, 2001
"Hawaii Landlord-Tenant Code" (Owner/Author: Eddie Flores, Jr.)	January 1, 2001
"Homeowner's Tax Strategies" (Owner/Author: Eddie Flores, Jr.)	January 1, 2001
"How to Manage Residential Property" (Owner/Author: Duplanty School of Real Estate)	January 1, 2001
"Risk Reduction When Listing" (Owner/Author: Duplanty School of Real Estate)	January 1, 2001
"Hot Spots in Real Estate Contracts" (Owner/Author: Duplanty School of Real Estate)	January 1, 2001
"Condominium Laws and Issues" (Owner/Author: Duplanty School of Real Estate)	January 1, 2001
"Mediation, Arbitration, Litigation" (Owner/Author: Abe Lee)	January 1, 2001
"Permits, Permits & More Permits" (Owner/Author: Abe Lee)	January 1, 2001
"Sticks, Bricks and Steel Understanding Plans & Construction Methods" (Owner/Author: Abe Lee)	January 1, 2001
"Surveys, Termite & Home Inspections" (Owner/Author: Abe Lee)	January 1, 2001
"Understanding the Land Use Ordinance: C&C of Honolulu" (Owner/Author: Abe Lee)	January 1, 2001
"Wills, Trusts and Real Estate" (Owner/Author: Abe Lee)	January 1, 2001
"Zoning-Issues, Problems, Questions, Answers" (Owner/Author: Abe Lee)	January 1, 2001
"Computers, Internet & the Licensee" (Owner/Author: Abe Lee)	January 1, 2001
"Condominium Development Process" (Owner/Author: Abe Lee)	January 1, 2001
"CRATS, CRUTS & FLP's an Alternative Way to Own and Sell Real Estate" (Owner/Author: Abe Lee)	January 1, 2001
"Developing Small Properties" (Owner/Author: Abe Lee)	January 1, 2001
"Escrow, Title & Appraisals" (Owner/Author: Abe Lee)	January 1, 2001

"HUD, VA, (Non)Judicial Foreclosures" January 1, 2001  
(Owner/Author: Abe Lee)

"Coping with AOA's & Associations" January 1, 2001  
(Owner/Author: Abe Lee)

Other Jurisdictions and Organizations

**Oregon Real Estate Agency Online Courses**

A copy of an article regarding Oregon's online real estate continuing education courses, printed in the September 2000 issue of the *Oregon Real Estate News-Journal*, was distributed to the Commissioners for their information.

Prelicense  
Education:

Applications

**2001-2002 Prelicensing Education Schools and Instructors Ratification List**

Upon a motion by Commissioner P. Choi, seconded by Commissioner Imanaka, it was voted on and unanimously carried to recommend approval of the following reregistrations/recertifications:

Registration/Certification

Effective Date

**School**

Vitousek Real Estate School January 1, 2001  
(Principal: Paige B. Vitousek)

Administration of  
Examinations:

ASI

A copy of a letter from Assessment Systems, Inc. ("ASI"), dated October 27, 2000, was distributed to the Commissioners for their information. SEO Kimura reported that ASI's parent company, Harcourt General, has entered into a definitive agreement to be acquired by London-based publisher Reed Elsevier PLC, and they will concurrently sell certain aspects of Harcourt's education group, which includes ASI. SEO Kimura also reported that this has not affected the Commission's current contract with ASI and it is business as usual.

Educator's Forum:

**Hawaii Association of REALTORS®** – no discussion presented.

**Hawaii Chapter of Real Estate Educators Association** – no discussion presented.

**Hawaii Association of Real Estate Schools (HARES)** – no discussion presented.

**Public and Private Institutions of Higher Education** – no discussion presented.

Program of Work: Real Estate Seminars

**Extension of Hawaii Association of REALTORS® Contract**

Senior Specialist Garrison reported that in 1993 the Commission entered into an agreement with the Hawaii Association of REALTORS® to provide educational services such as Instructor Development Workshops and seminars. This agreement may be extended for two years with written notice to HAR before December 31 of each even-numbered year.

Upon a motion by Commissioner P. Choi, seconded by Commissioner Imanaka, it was voted on and unanimously carried to recommend approval to renew the contract of the Hawaii Association of REALTORS® as consultant for the Real Estate Commission's program of work for an additional two (2) years.

At this time, Commissioner P. Choi shared a brief report of her attendance at the National Association of REALTORS® Annual Conference and Expo. She reported that there were 23,000 registrants and the conference was well attended by every state.

Commissioner P. Choi reported that there was a lot of emphasis on technology. The education sessions included information on licensing and licensees crossing state lines as well as international lines.

Next Meeting: Thursday, December 14, 2000  
10:00 a.m.  
Kapuaiwa Room  
HRH Princess Victoria Kamamalu Building  
1010 Richards Street, Second Floor  
Honolulu, Hawaii

Adjournment: With no further business to discuss, Chair Aki adjourned the meeting at 10:13 a.m.

Respectfully submitted by:

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Pamela T. Garrison  
Senior Real Estate Specialist

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Date

[       ] Minutes approved as is.  
[       ] Minutes approved with changes.

PTG:kt  
11/16/00